



LA VERKIN CITY PLANNING COMMISSION

Regular Meeting

Wednesday, July 09, 2014 6:00pm

City Council Chambers, 111 South Main Street
LaVerkin, Utah 84745

Present: Chair Pro Tem Karl Benson; Commissioners: Allen Bice, and Hugh Howard; Staff: Derek Imlay, Kevin Bennett, and Christy Ballard; Public: Richard Hirschi, and John & Rose Valenti.

I. Call to Order: Chair Pro Tem Karl Benson called the meeting to order at 6:00pm. The Invocation and Pledge of Allegiance was given by Derek Imlay.

II. Approval of Minutes:
Commission may approve the minutes of the June 11, 2014 regular meeting.

Motion was made by Commissioner Hugh Howard to approve the June 11, 2014 regular meeting minutes as written, second by Commissioner Allen Bice. Motion carried unanimously.

III. Approval of Agenda

Motion was made by Commissioner Allen Bice to approve the agenda as written, second by Commissioner Hugh Howard. Motion carried unanimously.

IV. Reports:

1. Beautification/Trails Committee-There was not a meeting last month.
2. Economic Development Committee-Nothing to report.
3. Director of Operations-Mayor and Staff are asking the citizens of La Verkin to voluntarily follow the watering ordinance and water only during the hours of 6pm to 10am. There have been letters sent out to large property owners and it was placed on the last bill. He has noticed a decline in the water usage.
The State of Utah is starting to tighten up on water.

Kevin explained that someone in the Washington Fields area has requested the State Engineer make a call on the Virgin River because they feel some of the tributaries of the Virgin River may be overusing the water. So they have ordered that anyone with water rights to the Virgin or any of its direct tributaries that date after January 31, 1900 cease and desist taking water out of the rivers. If the water has already been transferred to a spring or a well or is already in storage that is okay.
La Verkin is fine; all of their water rights were prior to 1900. It could still affect us indirectly though because most of the water rights the Conservancy District have are after that date and that is where we get our overage from.

Derek said there are upcoming meetings for this and he will report on any new information.

He mentioned he is glad the citizens have been cooperating with the watering schedule up to this point.

V. Business:

1. Discussion and possible action to set a public hearing for the proposed zone change at the Interstate Rock property for August 13, 2014.

Commissioner Benson stated this can be discussed as a block or individual sections if the Commissioners have any comments or would like to discuss it.

Commissioner Bice said he thought Interstate Rock would like to move forward with the project as a block. He is okay with discussing the project as proposed by Interstate Rock to the Planning Commission.

Commissioner Benson asked if there was any discussion. Last month Interstate was told that conceptually the Planning Commission thought they were moving in the right direction. Are the Commissioners still in agreement with that or has there been a change of opinion after taking a more detailed look at the proposal.

Commissioner Bice asked if Staff was satisfied with the proposal.

Kevin replied there is nothing wrong with it legally. There were a few changes that needed to be made to the language of the application because zones were titled as zones La Verkin does not have but that has been corrected.

Motion was made by Commissioner Hugh Howard to set a public hearing for the proposed zone change at the Interstate Rock property for August 13, 2014, second by Commissioner Allen Bice. Motion carried unanimously.

Kevin said staff will get it published. The Commissioners will then have the option to either act on the item after the public hearing or take what was said during the public hearing and think about it.

VI. Adjourn:

Motion was made by Commissioner Hugh Howard to adjourn, second by Commissioner Allen Bice. Motion carried unanimously at 6:14pm.

Minutes taken on behalf of the City Recorder by Christy Ballard.



Planning Commission Chair

8-13-14

Date Approved